

**To:** The Honorable Mayor and City Council  
**From:** Stephen Johnson, City Manager  
**Date:** April 23, 2013  
**Re:** Appointment of Danny P. Felton to a Three Year Term on the North Miami Housing Authority

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF NORTH MIAMI, FLORIDA, APPOINTING DANNY P. FELTON TO THE BOARD OF COMMISSIONERS OF THE CITY OF NORTH MIAMI HOUSING AUTHORITY; PROVIDING FOR AN EFFECTIVE DATE AND ALL OTHER PURPOSES**

**REQUEST**

That the Mayor and Council adopt the proposed resolution appointing Danny P. Felton to the City's Housing Authority as required by Section 421.05 of the Florida Statutes.

**BACKGROUND**

In July 2002, the Mayor and Council of the City of North Miami established the Housing Authority of the City of North Miami (HACNM "Authority") by virtue of Resolution number R2002-49. For almost eleven (11) years, the Authority has been dormant since a board was not formally established consistent with the Florida Statutes.

The Authority is governed by Florida Statutes, Chapter 421 which provides for the appointment of the five commissioners by the Mayor with the approval of the City Council. In accordance with the Statute, three of the commissioners who are first appointed shall be designated to serve for terms of 1, 2, and 3 years respectively; the remaining commissioners shall be designated to serve for terms of 4 years each.

Danny Felton's appointment to the Authority will be for a term of Three (3) years beginning on April 23<sup>rd</sup>, 2013.

The Authority will serve as the entity that provides innovative solutions to redevelopment and repair of deteriorated housing within the City. In addition, the Authority will leverage the City's resources to solicit and obtain partnerships, both

private and public, to develop alternative approaches to serve tenants and homebuyers within the community.

### **CONCLUSION**

More and more Housing Authorities are being creative and innovative in their quest to reduce homelessness as well as to provide homeownership opportunities within the communities they serve. As such, staff is requesting that the Mayor and Council approve the attached resolution appointing the named individual as a commissioner of the Housing Authority of the City of North Miami.

RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL  
OF THE CITY OF NORTH MIAMI, FLORIDA,  
APPOINTING DANNY P. FELTON, SR. TO THE BOARD  
OF COMMISSIONERS OF THE CITY OF NORTH MIAMI  
HOUSING AUTHORITY; PROVIDING FOR AN  
EFFECTIVE DATE AND ALL OTHER PURPOSES.**

**WHEREAS**, pursuant to chapter 421, Florida Statutes, Article II of the City Charter and Resolution 2002-49, (Exhibit "A"), the City of North Miami Mayor and Council created a Housing Authority to address the lack of adequate and affordable housing in the city; and

**WHEREAS**, in accordance with section 421.05(1), Florida Statutes, the Mayor, with the approval of the City Council desire to appoint Danny P. Felton, Sr., as a member of the Housing Authority Commission for a three (3) year term until April 23, 2016; and

**WHEREAS**, this resolution shall serve as a certificate of appointment to be filed with the clerk pursuant to section 421.05(1), Florida Statutes.

**NOW THEREFORE, BE IT DULY RESOLVED BY THE MAYOR AND CITY  
COUNCIL OF THE CITY OF NORTH MIAMI, FLORIDA:**

**Section 1.**     **Recitals.** The recitals in the whereas clauses are true and correct, and incorporated into this Resolution.

**Section 2.**     **Appointment.** The Mayor and City Council of the City of North Miami, Florida, hereby appoint Danny P. Felton, Sr., as a member of the City of North Miami Housing Authority Commission for a three (3) year term.

**Section 3.**     **Powers.** Commissioner Felton shall serve until a successor is duly appointed and is empowered to perform the duties as a commissioner vested under Chapter 421, Florida Statutes.

**Section 4.**     **Effective Date.** This Resolution shall become effective immediately upon adoption.

**PASSED AND ADOPTED** by a \_\_\_\_\_ vote of the Mayor and City Council of the City of North Miami, Florida, this \_\_\_\_\_ day of April 2013.



\_\_\_\_\_  
ANDRE D. PIERRE, ESQ.  
MAYOR

ATTEST:

\_\_\_\_\_  
MICHAEL A. ETIENNE, ESQ.  
CITY CLERK

APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY:

\_\_\_\_\_  
REGINE M. MONESTIME  
CITY ATTORNEY

SPONSORED BY: CITY ADMINISTRATION

Moved by: \_\_\_\_\_

Seconded by: \_\_\_\_\_

**Vote:**

|                                      |             |            |
|--------------------------------------|-------------|------------|
| Mayor Andre D. Pierre, Esq.          | _____ (Yes) | _____ (No) |
| Vice Mayor Marie Erlande Steril      | _____ (Yes) | _____ (No) |
| Councilperson Michael R. Blynn, Esq. | _____ (Yes) | _____ (No) |
| Councilperson Scott Galvin           | _____ (Yes) | _____ (No) |
| Councilperson Jean R. Marcellus      | _____ (Yes) | _____ (No) |



## DANNY P. FELTON, SR.

[www.dannyfelton.com](http://www.dannyfelton.com)

“Strengthening our communities one family at a time through Homeownership”

### EXPERIENCE

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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------|-------------------|
| 2006-Present                                                                                                                                                                                                                                                                                                                                                                                           | The Experts, LLC                       | Miami Gardens, FL |
| <i>President</i>                                                                                                                                                                                                                                                                                                                                                                                       |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Responsible for all daily office activities/ functions</li><li>▪ Oversee operations and management of all entities in company portfolio</li><li>▪ Acquire, Manage, and broker new properties</li></ul>                                                                                                                                                         |                                        |                   |
| 2006-Present                                                                                                                                                                                                                                                                                                                                                                                           | The Experts Development Corp           | Miami Gardens, FL |
| <i>President / CEO</i>                                                                                                                                                                                                                                                                                                                                                                                 |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Develop new residential /commercial housing</li><li>▪ Create new housing in the affordable housing market</li><li>▪ Improve community beautification through rehab of dilapidated properties</li></ul>                                                                                                                                                         |                                        |                   |
| 2004-Present                                                                                                                                                                                                                                                                                                                                                                                           | The Real Estate Experts                | Miami Gardens, FL |
| <i>Sales Associate/ Realtist</i>                                                                                                                                                                                                                                                                                                                                                                       |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Provide Sales and leasing of Residential and Commercial properties</li><li>▪ Develop Marketing Strategies for Real Property</li></ul>                                                                                                                                                                                                                          |                                        |                   |
| 2004-Present                                                                                                                                                                                                                                                                                                                                                                                           | Experts Resource Community Center, Inc | Miami Gardens, FL |
| <i>Executive Director</i>                                                                                                                                                                                                                                                                                                                                                                              |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Oversee all operations in compliance w/HUD as a approved 501(c)3</li><li>▪ Identify Resources to Develop an effective housing Program</li><li>▪ Provide training of licensed Counselors / office personnel</li><li>▪ Develop Non-profit Strategies to assist the surrounding communities</li></ul>                                                             |                                        |                   |
| 2001-Present                                                                                                                                                                                                                                                                                                                                                                                           | The Mortgage Experts of South FL       | Miami Gardens, FL |
| <i>Owner / President / CEO</i>                                                                                                                                                                                                                                                                                                                                                                         |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Responsible for all daily office activities / functions</li><li>▪ Assist homebuyers/ homeowners with their mortgage needs</li><li>▪ Implement marketing techniques to increase production</li><li>▪ Responsible for hiring and training of licensed brokers / office personnel</li><li>▪ Originating FHA / VA / Conventional Loans/ Commercial Loans</li></ul> |                                        |                   |
| 1996-2001                                                                                                                                                                                                                                                                                                                                                                                              | Faith Financial Group                  | Miami Lakes, FL   |
| <i>Vice-President Operations / Sales Manager</i>                                                                                                                                                                                                                                                                                                                                                       |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Responsible for all broker activities</li><li>▪ Implemented marketing techniques that increased production by 25%</li><li>▪ Originating FHA / VA / Conventional Loans</li></ul>                                                                                                                                                                                |                                        |                   |
| 1995-1996                                                                                                                                                                                                                                                                                                                                                                                              | Dow Guarantee Group                    | Miami Shores, FL  |
| <i>Licensed Mortgage Broker</i>                                                                                                                                                                                                                                                                                                                                                                        |                                        |                   |
| <ul style="list-style-type: none"><li>▪ Negotiated with borrowers and lenders in the A-D paper market</li><li>▪ Originator of mortgage loans</li><li>▪ Originating of FHA / VA / Conventional Loans</li></ul>                                                                                                                                                                                          |                                        |                   |

## EDUCATION

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|           |                                         |                  |
|-----------|-----------------------------------------|------------------|
| 2005-2007 | Barry University                        | Miami Shores, FL |
| ▪         | B.S., Professional Administration       |                  |
| ▪         | Human Resource Management Certification |                  |
| 1990-1992 | Miami-Dade Community College            | Miami, FL        |
| ▪         | A.A., Business Administration           |                  |
| 1988-1996 | U.S. Army Reserve                       | Miami, FL        |
| ▪         | Honorable Discharge                     |                  |
| ▪         | Carpentry and Masonry Specialist        |                  |

## LICENSURES

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- Florida Real Estate Sales Associate
- Florida Licensed Mortgage Broker
- Georgia Real Estate Sales Associate
- Georgia Licensed Mortgage Lender
- Georgia Regulations and Compliance
- Mortgage Warehouse Lending Compliance
- Homebuyer Education Training Certification (NIS)
- Foreclosure Prevention Certification (NIS)
- Executivte Director & Branch Manager Certificate (NIS)

## MEMBERSHIP

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- Omega Psi Phi Fraternity, Inc. (Life Member)
- South Florida Board of Realtists (Past President)
- National Association of Real Estate Brokers (NAREB)- RVP
- NAACP- Housing Chairman
- 100 Black Men Of South Florida
- 5000 Role Models of Florida (Mentor)
- Miami Dade Community Affordable Strategic Alliance (CHASA)-BOD
- Florida Association of Mortgage Brokers (FAMB)
- Florida Housing Coalition- Steering Committee
- Broward Alliance for Neighborhood Development (BAND)
- American Society of Notaries (ASN)
- Greater Miami Chamber of Commerce
- Miami-Dade Chamber of Commerce
- Free and Accepted Masons of Florida, P.H.A.
- Ancient Egyptian Arabic Order of Nobles of the Mystic Shrine

## AWARDS

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- Most Accomplished Community Leader & Entrepreneurs, **ICABA** - 2012
- Small Business of the Year, **Miami Dade Chamber** - 2009
- Small Business of the Year, **City of Miami Gardens** - 2006
- Who's Who in **Black South Florida Magazine** - 2005
- One of 50 Most Influential Blacks in South Florida, **Success South Florida Magazine** - 2005
- Rookie of the Year, **Dow Guarantee Mortgage** – 1996
- Outstanding Officer of the Month, **City of Miami** – March 1994



**RESOLUTION NO. 2002-49**

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY  
OF NORTH MIAMI, FLORIDA CREATING A HOUSING AUTHORITY  
IN THE CITY OF NORTH MIAMI.**

**WHEREAS**, pursuant to Section 421.04, Florida Statutes, and Article II, Section 9(11) of the City Charter of the City of North Miami, the Mayor and City Council, as the governing body of the City, is duly authorized to create a Housing Authority upon the finding of specified criteria relating to housing needs in the City; and

**WHEREAS**, as the statutory requirements have been found to exist in the City to support the creation of the Authority, the Mayor and City Council desire to assist the citizens of the City and the County by establishing the Authority.

**NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF  
THE CITY OF NORTH MIAMI, FLORIDA:**

**Section 1.** That Mayor and City Council find that:

- (a) There are unsanitary and unsafe dwelling accommodations in the City; and
- (b) There is a shortage of safe and sanitary dwelling accommodations in the City which are available to persons of low income at rental amounts they can afford.

**Section 2.** That based on the above findings, the Mayor and City Council create, pursuant to Chapter 421, Florida Statutes, a Housing Authority in the City of North Miami, and that all requirements of law be followed in the establishment of the Board and Administration of the Authority. The name of the Authority shall be the Housing Authority of the City of North Miami (HACNM).

**PASSED and ADOPTED** by a 4-0 vote of the Mayor and City Council this 9 day of July, 2002.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY